

ATS REALTY PRIVATE LIMITED

REGD. OFFICE: 711/92, Deepali, Nehru Place, New Delhi-110019

CIN: U70200DL2012PTC240824; Email Id: compliance@atsgreens.com

Phone No.: 0120-7111500; Fax No.: 0120-7111550

Annexure 2: Engineer Certificate (Form-REG-2)

ENGINEER'S CERTIFICATE (On Letter Head)

Form-REG-2

(To be submitted at the time of Registration of Project, Withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)

No.....

Date: 25 Jun 2025

Information as on _____

Subject: Certificate of Amount Incurred for Construction and Development of the Project < Province D Olympia > situate in Village / Sector TS-02A
Plot no TS-02A Sector 22 DDA Extn. Village NA Tehsil Sadar Competent / Development Authority
YIEDA District Gurgaon Haryana PIN 201301 admeasuring
2,54,287.21 sq.mts. area being developed by ATS Realty Pvt. Ltd. J

I/We Agha Tari Husain have undertaken assignment as Project Engineer for certifying the amount incurred for the work done on the project < Province D Olympia > situate on the Khasra No/ Plot no TS-02A Sector 22 DDA Extn. Village NA Tehsil Sadar Competent / Development Authority YIEDA District Gurgaon Haryana PIN 201301 admeasuring 2,54,287.21 sq.mts area being developed by < ATS Realty Pvt Ltd. >

1. Following technical professionals were appointed by me for verification / certification of the cost: -
- (i) M/s/Shri/Smt Vibhau Mukul Singh as Licensed Surveyor / Architect
 - (ii) M/s/Shri/Smt CECON Engineers as Structural Consultant
 - (iii) M/s/Shri/Smt Consummate Engineering Services Pvt. Ltd. as MEP Consultant
 - (iv) M/s/Shri/Smt Agha Tari Husain as Site Supervisor / Site Engineer.

2. The project is still ongoing. We have estimated the cost of the completion of the civil, MEP and allied works, of the Plotted Development/ Building(s)/Wing(s)/Block(s)/Tower(s) of the project. Our estimated cost calculations are based on the drawings/plans made available to us for the project under reference by the Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor appointed by the Promoter, and the fair assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us is given in following Table A and Table B:

Table - A

(In Rs. lac)

Table - A							
Building/Wing/ Block /Tower Number or Name							
1	2	3	4	5	6	7	8
S.No	Task / Activity	Total Estimated Cost	Amount Incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column 4)

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							No. 7 /Column No. 3)
1	Excavation						
2	Total Number of Basement and Plinth						
3	Total Number of Podiums						
4	Stilt Floor						
5	Total Number of Slabs of Super Structure						
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises						
7	Sanitary Fittings within the Flat/Premises,						
8	Electrical Fitting within the Flat/Premises						
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts						
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing, Overhead and Underground Water Tanks						
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.						

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12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.						
	TOTAL						

(Prepare separate table for each Building/Wing/ Block /Tower. In case of multiple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2.....)

(In Rs. lac)

Table - B

Cost incurred on Internal and external development works (common facilities) in respect of the entire registered project

1	2	3	4	5	6	7	8
S.No	Internal/External Development Work (Common Facilities)	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Internal Roads & Footpaths	1132.6					
2	Water Supply/Drinking Water Facilities	755.8	2.06	0.27	15.11	2.06	0.27
3	Sewerage (chamber, lines, Septic Tank, STP)	661.35					
4	Storm Water Drain	472.4					
5	Landscaping & Tree Planting	427.9					
6	Street Lighting	427.9					
7	Community Buildings						

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8	Treatment & Disposal of Sewage and Sullage water /STP	508.76					
9	Solid Waste Management & Disposal	213.37					
10	Water Conservation, Rainwater Harvesting	142.24					
11	Energy Management/Use of Renewable Energy	25					
12	Fire Protection and Fire Safety Requirements	15					
13	Electrical Sub Station, Control Panel & Meter Room	121.82					
14	Receiving Station	25					
15	Plan of Development Works	309					
16	Emergency Evacuation Services	20					
17	Common Facilities in Basement	355.61					
18	Others, if any (Site mobilization, main gate, boundary wall etc.)	5352.25	30.68	1%	53.52	30.68	1%
	TOTAL	10,966	32.74	1.02%	68.63	32.74	1.02%

3. We estimate the Total Cost for completion of the project under reference as Rs. _____ (Total of column no. 3 in Tables A1, A2.... and Table B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for obtaining occupancy certificate/completion certificate for the Project from the concerned Competent Authority under whose jurisdiction the mentioned project is being developed.

4. The admissible expenditure till Jan-25 is Rs. 32.74 (Total of column no. 7 in Tables A1, A2.... and Table B).

5. Based on Site Inspection and estimated cost calculation, with respect to each of the Plots/Building/Wing/ Block /Tower and allied works of the aforesaid Real Estate Project, I/ We certify as follows -

5.1) As on the date of this certificate, the Percentage of Admissible Cost Incurred for each of the Buildings/Wings/Blocks/Towers of the Real Estate Project is as per Table-A1,A2.....

5.2) As on the date of this certificate, the Percentage of Admissible Cost Incurred with respect to each of the activities which are common to overall project is detailed in the Table-B.

Yours Faithfully

Signature & Name (Agha Tari Husain) of Site Engineer / Site Supervisor
Mobile No. 9117896708
Email ID agha.tari.husain@hamshakti.in